

NEW INDUSTRIAL BUILDINGS | 100 South Paniplus Roadway, Olathe, KS 66061



15,000 SF building (120' x 125') on Lot 1 with 21 parking spaces and 12,000 SF outside storage



20,000 SF building (120' x 167') on Lot 2 with 28 parking spaces and 31,000 SF outside storage

- + Two new industrial buildings, each of which includes the following:
 - + Zoned MP-2, suitable for manufacture, warehouse, and vehicle repair
 - + Build-to-suit office
 - + 28' clear height
 - + Sprinkled (ESFR)
 - + Crane-ready for 20' hook height
 - + Two 24' x 16' drive-in doors
 - + 600A 480/277 3Ph power
 - + 25' x 60' column spacing

LEASE RATE: \$9.75/SF Gross Industrial

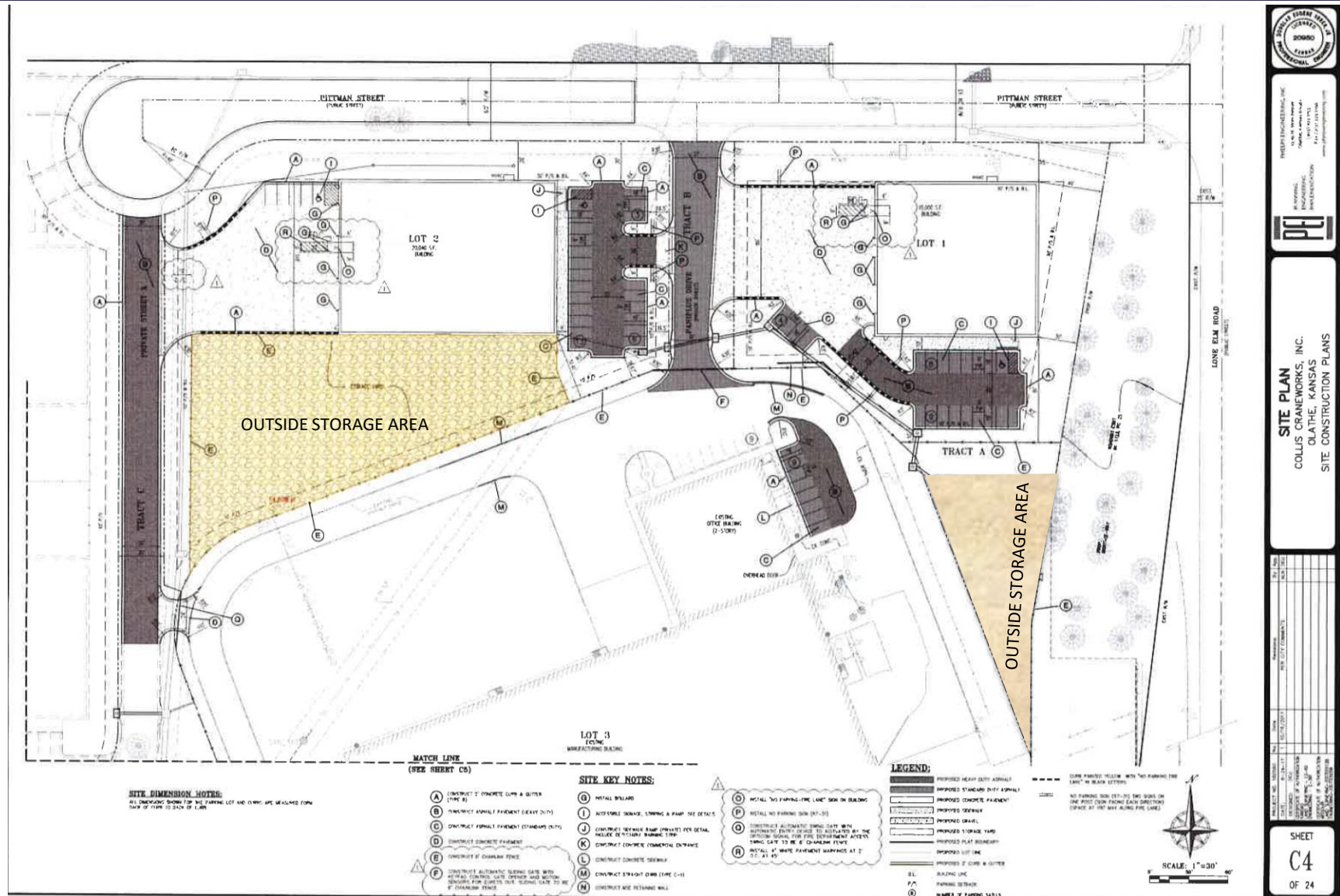
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- + New industrial buildings under construction with delivery expected 1st quarter 2019
- + Lot 1 will have 15,000 SF building (120' x 125')
- + Lot 2 will have 20,000 SF building (120' x 167')
- + Zoned MP-2, suitable for manufacture, warehouse, and vehicle repair
- + Build to suit office
- + 28' clear height
- + Sprinkled (ESFR)
- + Crane ready for 20' hook height
- + Two 24' x 16' drive-in doors
- + 600A 480/277 3Ph power
- + 25' x 60' column spacing
- + Fenced yard with 21 parking spaces on Lot 1 and 22 spaces on Lot 2
- + 80% tax rebate for ten years (taxes estimated at \$.35/SF)

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15,000 SF building on Lot 1



20,000 SF building on Lot 2

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